

# 1733 SILVER LAKE BLVD

## FOR LEASE





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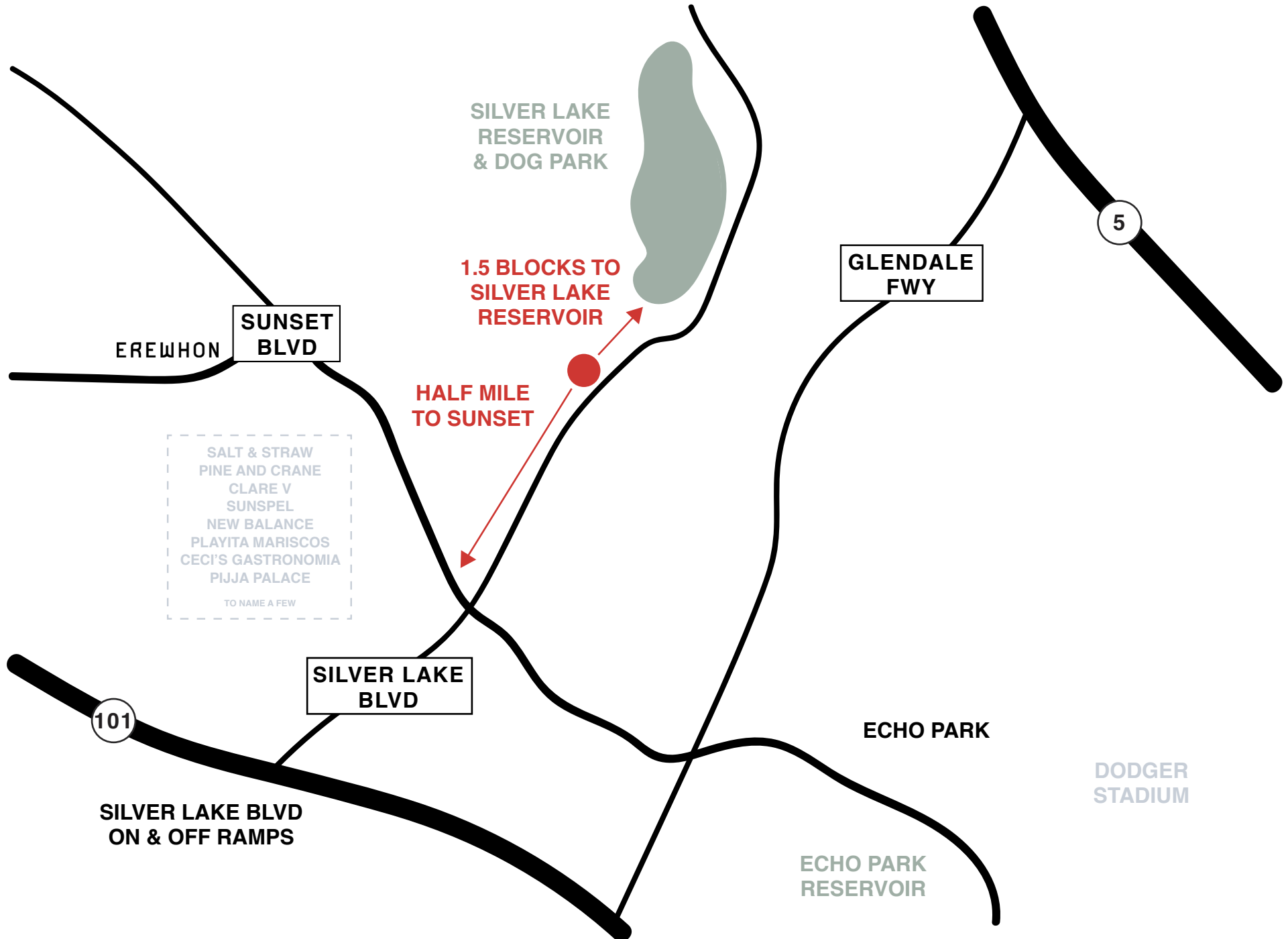


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# THE LOCATION

● **1733 SILVER LAKE BLVD**



# WELCOME TO THE NEIGHBORHOOD

Introducing 1733 Silver Lake Blvd for lease - the private, rear space offers ±600 square feet and a large outdoor patio. Located on one of Los Angeles' most iconic, walkable streets, the property allows businesses the opportunity to build community alongside both local residents and global visitors alike. A main passage between Silver Lake Reservoir and Sunset Blvd, the winding street blends together a relaxed neighborhood feeling with vibrant activity.



# THE PROPERTY



## ADDRESS

1733 Silver Lake Blvd  
Los Angeles, CA 90026

## APN

5431-036-006

## 1 - FRONT SPACE

*Leased*

## 2 - REAR SPACE EST. SIZE & ASKING RATE

±600 square feet  
\$2,900 / month + NNN

## ZONING

[Q]C2-1VL

## PARKING

1 space in rear  
Plenty of street parking on  
Silver Lake Blvd & W Silver Lake Dr

## YEAR BUILT

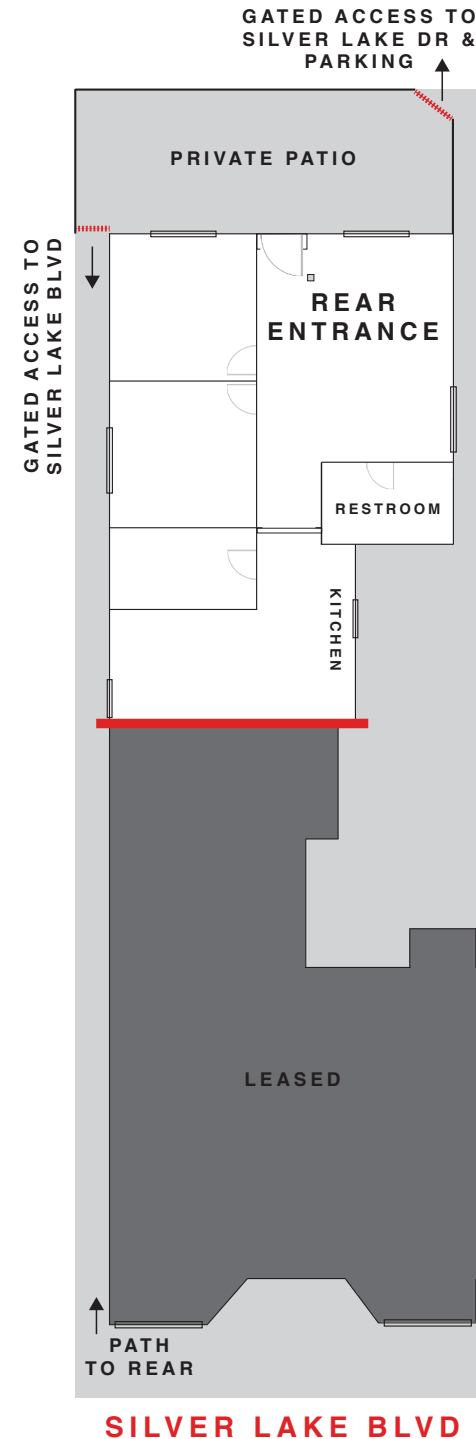
1927

## DAILY TRAFFIC

Avg. 23,457 vehicles

# THE PROPERTY

With street-to-street access to both Silver Lake Blvd in the front and Silver Lake Dr in the rear, the property's rear space may be accessed from either Silver Lake Blvd via a walkway along the side of the building, or Silver Lake Dr via gated access. Features include one restroom, kitchen area, two private rooms, and a private patio.



# REAR SPACE

±600 SQUARE FEET

\$2,900 / MONTH + NNN



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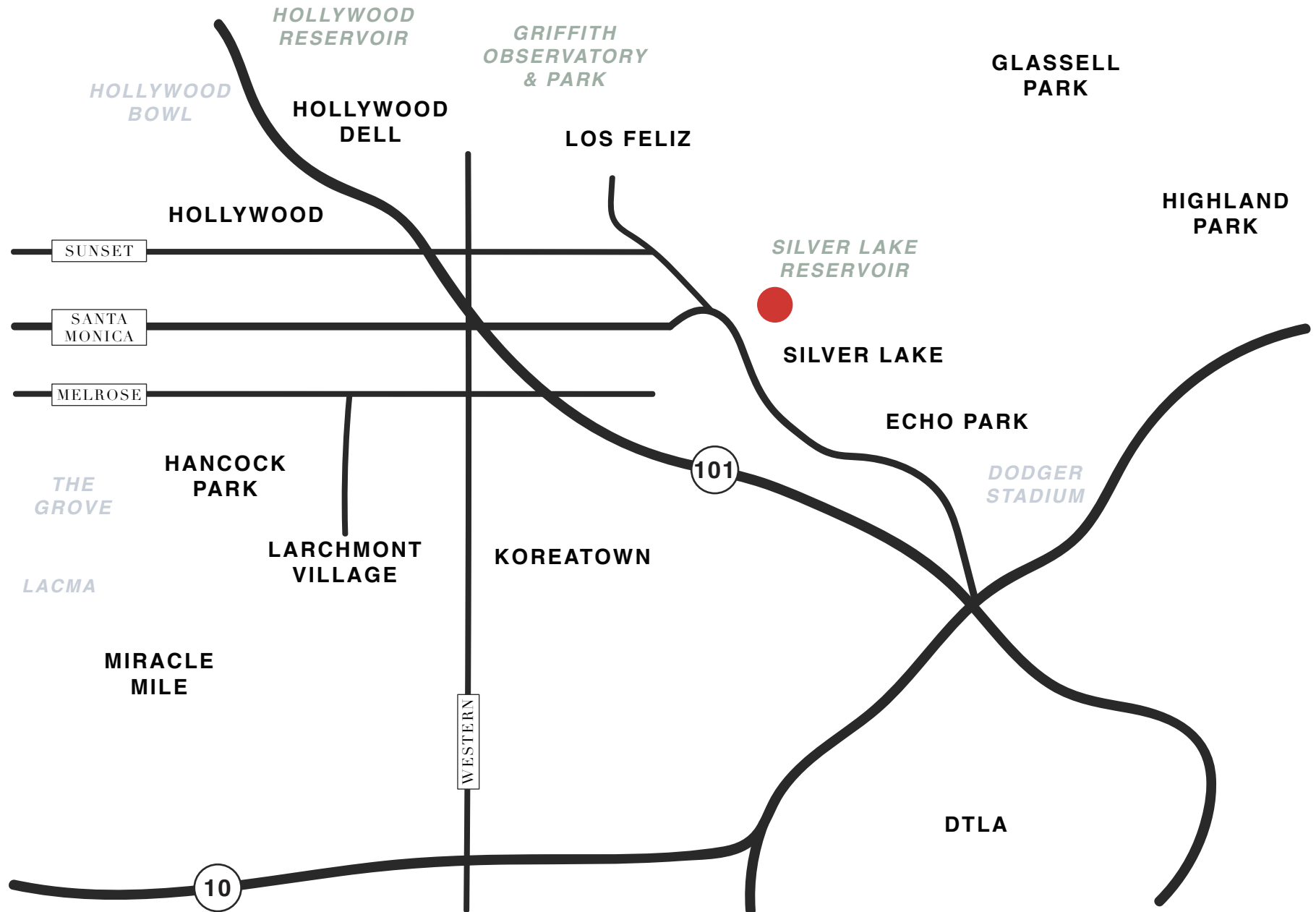
Lined with architectural residences and a limited number of commercial buildings, Silver Lake Blvd offers businesses strong traffic with a distinct presence - an alternative atmosphere to the more populated, fast-paced Sunset Blvd. With nearby home sales averaging \$2mm, the immediate area is supported by premium, long-term fundamentals.

Spots include **BOTANICA**, a restaurant and market dedicated to California farmers market cooking and nourishing hospitality, **BAR SIESTA**, a newly opened Spanish wine and tapas bar, **THE SILVER LAKE HOUSE BY LEELA THAI**, the area's home-style staple since 1995, **L&E OYSTER BAR**, a cozy experience, and **LAMILL COFFEE**, home to one of the city's best outdoor patios. Other businesses include **OBRA**, a design studio from Brooklyn now serving clients on the West Coast and in Mexico, **JOGANI**, a designer offering rare and extraordinary stones, **OK** modern gifts, **THE VELVET POPPY** boutique florist, and **SAPPHIRE PILATES** among others.



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DISCLAIMER - This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. Broker and broker's agent do not represent or guarantee accuracy of the square footage, building and lot size/dimensions, permitted or un-permitted spaces, renovations or other information concerning the conditions or features of the property. You should conduct a careful, independent investigation of the property and verify all information. ANY RELIANCE ON THE CONTENT OF THIS MEMORANDUM IS SOLELY AT YOUR OWN RISK.

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